BK 3099

WARRANTY DEED

FROM

Ruby C. McGown et al.

92146

TO

W. Howard Stamps et ux.

GUARANTY MORTGAGE CO. OF NASHVILLE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 7 day
of July A.D. 1966 9:35 A.M.
at o'clock
Noted in Book 76 Page 335
Recorded in Book Page
Recording Fee $.50
JAMES P. WILSON, Register
By Fee Inc.

WARRANTY DEED

For and in Consideration of the sum of Ten and no/100 ($10.00) DOLLARS

cash in hand paid by W. Howard Stamps and wife, Mary S. Stamps, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Ruby C. McGown, widow, and Ben C. McGown, Jr., as the only heir-at-law of Ben C. McGown, Sr., deceased,

have bargained and sold, and by these presents do transfer and convey unto the said W. Howard Stamps and wife, Mary S. Stamps, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being lot No. 277 on the plan of Sunset View, Section 4, Addition 1, as of record in book 2854, page 1, Register's Office for said County.
Said lot No. 277 fronts 120 feet on the westerly side of McGavock Pike and extends back between parallel lines 320 feet to a dead line.
Being part of the real property conveyed to Ben C. McGown, Sr. by deed from Herman McCallum, dated October 24, 1958, filed October 30, 1958, and recorded in book 2811, page 410, said Register's Office, the said Ben C. McGown, Sr. having since died.

This conveyance is made subject to ten-foot easement for public utilities along rear line of premises, 80-foot building setback line from McGavock Pike, and conditions of owners certificate, as shown on plan of record in book 2854, page 1, Register's Office for Davidson County, Tennessee, and restrictive covenants of record in book 2752, page 594, and book 2808, page 365, said Register's Office.

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